



**MINUTES OF THE REGULAR MEETING
OF THE
BOARD OF COMMISSIONERS
FOR THE
COUNTY OF LEE, STATE OF NORTH CAROLINA**

MAY 15, 2006

The regular meeting of the Board of Commissioners for the County of Lee, State of North Carolina, convened at 3:00 p.m. in the Commissioners' Room, Lee County Government Center, 106 Hillcrest Drive, Sanford, North Carolina, on said date. Commissioners present were W. Chad Adams, Robert H. Brown, Herbert A. Hincks, Jerry M. Lemmond, Nathan E. Paschal, Robert T. Reives, and Amy L. Stevens.

Chairman Hincks presided and the following business was transacted:

Commissioner Brown delivered the invocation.

Chairman Hincks led the pledge of allegiance.

Capt. James Estes introduced Mr. Christopher Demetral, recently hired dispatcher at the Lee County Sheriff's Office.

Chairman Hincks stated the following changes would be made to the agenda per the County Manager's recommendation:

- Consider additional information furnished by the Finance Director in reference to the award of banking serves;
- Remove Resolution to support Kids Voting Program in Lee County from the agenda and consider at the June 5, 2006 meeting;
- Consider additional information furnished by the Boys and Girls Club regarding the purchase of fuel from the County;
- Consider Health Department request to designate Dentist classification on the County Pay Plan as "unclassified";
- Ratify County Manager's action for the hiring of Ms. Joyce McGehee as Lee County's new Human Resource Director;
- Consider Resolution in support of State assuming County share of Medicaid;
- Consider information furnished by Community Development staff in reference to countywide code enforcement options;

- Permit Parks and Recreation Director John Payne to update the Board on the recent PARTF Grant award for Tramway Road Park;
- Consider recommendations for initiating FY 2005 Scattered Site CDBG Project; and
- Schedule date for budget work session

Commissioner Lemmond asked that the Consent Agenda item concerning "Exempt Builders' Inventory" listed on the County Legislative Agenda be pulled for discussion. Commissioner Stevens asked to be excused from voting on bids for banking services due to a personal conflict as her husband serves on the Board of First Citizens Bank. Commissioner Adams moved to approve the agenda as amended. Upon a vote, the results were as follows:

Aye: Adams, Brown, Hincks, Lemmond, Paschal, Reives, and Stevens
 Nay: None

The Chairman ruled the motion had been adopted unanimously.

Chairman Hincks moved to allow Commissioner Stevens to abstain from voting on bids for banking services due to a personal conflict. Upon a vote, the results were as follows:

Aye: Adams, Brown, Hincks, Lemmond, Paschal, and Reives
 Nay: None

The Chairman ruled the motion had been adopted unanimously.

The Board considered consent agenda items. Commissioner Brown moved to approve the consent agenda as printed, which consisted of the following items:

- Minutes of the May 1, 2006 regular meeting
- Minutes of the May 5, 2006 Finance Committee budget work session
- Minutes of the May 8, 2006 Budget wok session
- Closed session minutes from July 2005 – March 20, 2006
- April 2006 Tax Releases and Refunds (copy attached)
- Approval to fill Medicaid clerical position in Social Services
- FY 2006-07 Home and Community Care Block Grant application for Senior Services (copy attached)
- Approval to fill vacant Animal Shelter Attendant position
- Budget amendment # 05/15/06/#20 (copy attached)
- Approval to fill Maintenance Mechanic I position at General Services
- Cooperative Extension request for the purchase of an electronic sign for the McSwain Extension Center
- Operating agreement between the County of Lee and Aramark Correctional Service for food at the Lee County Jail
- Resolution to close portion of Zimmerman Road at the Norfolk Southern Railroad crossing (copy attached)

- Approval to list Dentist position on the County Pay Plan as “unclassified”
- Ratify County Manager’s action for the hiring of Ms. Joyce McGehee as Lee County’s new Human Resource Director, effective May 30, 2006
- Resolution in support of the State assuming County share of Medicaid (copy attached)

Upon a vote, the results were as follows:

Aye: Adams, Brown, Hincks, Lemmond, Paschal, Reives and Stevens
 Nay: None

The Chairman ruled the motion had been adopted unanimously.

Commissioner Brown moved to approve a bid to First Citizens Bank for banking services. Upon a vote, the results were as follows:

Aye: Adams, Brown, Hincks, Lemmond, Paschal, and Reives
 Nay: None
 Abstained: Stevens

The Chairman ruled the motion had been adopted unanimously.

Tax Administrator Kep Kepley presented his monthly report to the Board concerning the 2007 Revaluation Project. Mr. Kepley stated the revaluation project is going very well and is ahead of the July completion schedule, with most residential properties completed. He stated that data collection is now focused on commercial properties. Priority has been placed on keying of collected data in order for the project to be completed on schedule. Mr. Kepley answered questions from Board members. No action was taken.

Mr. Tim Cain, Project Manager from Assessment Solutions, Inc. (ASI) presented his April revaluation report. Mr. Cain stated that the first full month of activity saw significant gains in sales verification. ASI staff is reviewing every sale that has occurred since the previous revaluation (January 1, 2003) to extract supportable appreciation rates, unit factors, and to aid in neighborhood descriptions. Mr. Cain stated that in the upcoming weeks ASI staff will establish the evaluation “base line” or ending valuation of the tax base under the current 2003 Schedule of Values, which will reflect all changes found during the full “list and measure”, as well as new permit and building activity prior to December 31, 2006. He further stated that ASI’s portion of the project is approximately 24% complete and in June the collection of industrial data will begin along with the multiple-family study. Mr. Cain’s next report to the Board will be given on June 19, 2006. No action was taken.

The Board considered options presented by Community Development Director Bob Bridwell in reference to countywide code enforcement. County Manager David Smitherman stated this matter was discussed during the budget process but is not

included in the proposed FY 2006-07 budget. Community Development Director Bob Bridwell outlined the following options (levels of service) that could be considered:

- Limited On-Call. Responding to limited complaints on minimum housing violations, junk and abandoned cars, zoning violations, etc. at \$40 per hour with no more than a dozen complaints per year.
- General. Normal and customary enforcement of minimum housing, nuisance abatement, proactive zoning enforcement, and general complaint response at \$50,000 per year.
- Comprehensive Enforcement. Aggressively addressing minimum housing standards on an individual and neighborhood level, attacking junk car and nuisance abatement directed toward neighborhood and community rehabilitation, aggressive zoning violation enforcement on a level on par with city code enforcement. Estimated cost of this level of service would be 28 percent of the division, or equal to \$107,821 of the current operating budget.

After some discussion, it was decided this matter would be discussed in more detail at the next budget work session. No action was taken.

The Board considered the FY 2005 Scattered Site CDBG Project. Community Development Director Bob Bridwell and Planner Karen Kennedy addressed the FY 2005 CDBG Project and presented options for Lee County to consider in order to begin the project. Mr. Bridwell asked that the County finalize the 2002 Project, continue with the 2005 Project, and request a time extension for the closeout deadline which will consist of the following:

- Letter to Division of Community Assistance (DCA) to request time extension for release of funds;
- Letter to Division of Community Assistance (DCA) to request time extension of the closeout deadline of December 20, 2007;
- Submit additional paperwork for release of funds;
- Proceed with project rehabilitation activities; and
- Meet new closeout deadline granted by DCA

After some discussion, Chairman Hincks moved to approve the above option presented by Mr. Bridwell and Ms. Kenney to proceed with the FY 2005 CDBG Project. Upon a vote, the results were as follows:

Aye: Adams, Brown, Hincks, Lemmond, Paschal, Reives, and Stevens

Nay: None

The Chairman ruled the motion had been adopted unanimously.

The Board discussed various matters relating to the FY 2002 CDBG Project and concerns they have with outstanding issues. No action was taken.

Parks and Recreation Director John Payne told the Board that Lee County had received a \$500,000 grant from the N.C. Parks and Recreation Trust Fund to continue

development of Tramway Road Park, a 26.5 acre park on land adjacent to Southern Lee High School. Mr. Payne stated the grant will fund the second phase of development which will include the construction of two additional baseball fields, a paved walking trail, additional parking spaces and light fixtures for the athletic fields. Once the park is completed it will have four lighted baseball and softball fields, a soccer field, bleachers, dugouts, playground, more than 100 parking spaces, a 1.5 mile walking trail and a field house with restrooms and concession stand. The Board thanked Mr. Payne for his work on acquiring the grant. No action was taken.

Commissioner Lemmond, at the beginning of the meeting, asked that the "Exempt Builders' Inventory" listed on Lee County's Legislative Agenda be pulled for discussion. Commissioner Lemmond stated that after hearing Tax Administrator Kep Kepley's revaluation update, he was satisfied with the matter and moved to approve the Exempt Builders' Inventory, a copy of which is attached to these minutes and by this reference made a part hereof. Upon a vote, the results were as follows:

Aye: Adams, Brown, Hincks, Lemmond, Paschal, Reives, and Stevens

Nay: None

The Chairman ruled the motion had been adopted unanimously.

The Board considered a resolution supporting State assumption of County share of Medicaid. After some discussion, Commissioner Stevens moved to approve the above mentioned resolution, a copy of which is attached to these minutes and by this reference made a part hereof. Upon a vote, the results were as follows:

Aye: Adams, Brown, Hincks, Lemmond, Paschal, Reives, and Stevens

Nay: None

The Chairman ruled the motion had been adopted unanimously.

The Board considered a request from the Boys and Girls Clubs of Sanford-Lee County to purchase fuel from the County. Mr. Bo Hedrick, Director of the Club told the Board their Club transports approximately 150 children from schools across the County each day after school. Due to the high fuel prices, the Club is asking that they be allowed to fuel their buses and van at the counties' fueling department in order to save on fuel costs and not have to cut program activities. Mr. Hedrick stated they spent approximately \$6,000 on fuel purchases last year and anticipate spending more this year. He further stated he had been working with the Lee County Schools to assist with transportation, but has been unable to reach an agreement. County Attorney K. R. Hoyle stated he was not aware of a statute that authorized counties to assist with non-profit agencies as it relates to this issue. After some discussion, Chairman Hincks asked Mr. Hedrick to contact the Board of Education to discuss the matter at one of their meetings and see if a contract between the Boys and Girls Club and the schools could be worked out to assist with transportation and fuel issues. Mr. Hedrick was also asked to stay in touch with the County Manager to determine other ideas if needed. No action was taken.

The Board considered a request from former employee Mr. Charles Richardson who is asking that the County grant him medical benefits through his disability with Lee County. County Manager David Smitherman told the Board that Mr. Richardson began employment with the County on June 1, 1994 as a Jail Shift Supervisor. He retired on August 25, 1994 due to injuries received from the January 2004 jail break at which time he received a concussion and back and side injuries. Mr. Smitherman stated that under the current retiree coverage, Mr. Richardson was not eligible for coverage because he did not meet the required fifteen years of employment. Commissioner Lemmond moved that the policy be amended to cover employee's that are injured on the job, no matter how long they've been employed. After further discussion, Commissioner Lemmond tabled his motion. Mr. Smitherman stated that the Lee County Health Benefits Policy will soon be revised and this subject will be addressed in the amended policy. No action was taken.

The Board considered the sale of a house and lot located at 417 San-Lee Drive. County Attorney K. R. Hoyle told the Board that in January 2006 the Board adopted a resolution authorizing the sale of the above mentioned property using the upset bid procedure. Mr. Hoyle reported the opening bid was \$2,018.00 with numerous bids being received throughout the process. The final bid was \$5,000.00 and Mr. Hoyle asked the Board to accept the bid of \$5,000.00 and authorize execution of deed upon payment of the purchase price. After some discussion, Commissioner Brown moved to accept the recommendation of the County Attorney to accept the bid of \$5,000.00 for property located at 417 San-Lee Drive. Upon a vote, the results were as follows:

Aye: Brown, Hincks, Lemmond, Paschal, and Reives

Nay: Adams and Stevens

The Chairman ruled the motion had been adopted by a five to two vote.

The Board considered a meeting date and time for the next budget work session. Consensus of the Board was to meet at 3:00 p.m., Thursday, May 18, 2006 in the Gordon Wicker Community Conference Room at the Lee County Government Center.

Strategic Initiatives Director Lesa Price reported to the Board that an "all employee" meeting has been scheduled for 8:00 – 9:30 a.m., Wednesday, May 24, 2006, at the Lee County Arts Center. Various employees will present the following items:

- Work Plan closeout for 2005-06
- Presentation of new website
- Discussion on CLUE Program
- Recognition and presentation of awards for staff that participated and met goal for the "Lee to the Sea" walking contest
- Discussion of volunteer competition for the design of a new cover for the Lee County budget notebook
- Financial budget update
- Discussion on Administrative building move
- Discussion on security issues and audible codes
- Update on energy conservation

- Question and answer period

Chairman Hincks stated he will represent the Board of Commissioners for all meetings concerning the new middle school and Floyd Knight construction projects.

Commissioner Stevens stated that she plans on attending the next Department of Transportation meeting to propose the widening of Hwy. 421 from Sanford to the Harnett County line.

With no further business to come before the Board, Chairman Hincks recessed the meeting till 7:00 p.m. at the old Lee County Courthouse.

Upon returning at 7:00 p.m. in Courtroom #4 at the old Lee County Courthouse, 1408 S. Horner Blvd., Sanford, N.C., Chairman Hincks called the meeting to order. All Commissioners were present. Chairman Hincks summarized rules for the public hearing which included that anyone wishing to speak but sign up with the Clerk and each individual speaking would be allowed three minutes to address the Board.

County Manager David Smitherman gave introductory remarks and briefly outlined the proposed budget.

The following individuals spoke concerning the proposed FY 2006-07 budget:

1. Ms. Tina Lee 1212 West Pointe, Sanford
Thanked the Board for support of the forthcoming dental program at CCCC
2. Ms. Cindy Windham 2019 Beachwood Drive, Sanford
In support of funding CCCC
3. Ms. Jan Hayes 1709 Lord Ashley Drive, Sanford
Advocating for better education and increase of school funding
4. Mr. Joe Dunne 1628 Stonegate North, Sanford
Asked for additional funding for Lee County Schools
5. Ms. Wendy Hughes Carlyle 234 Phil Johnson Road, Sanford
Asked for additional funding for Lee County Schools and CCCC
6. Ms. Janet Chilton 195 Arthur Maddox Road, Sanford
Asked for additional funding for CCCC
7. Dr. Matt Garrett President, CCCC
Asked for additional funding for CCCC
8. Ms. Judy Turner 1347 Thomas Kelly Road, Broadway
Asked for additional funding for CCCC

9. Mr. Frank Thompson 191 Covered Bridge Lane, Sanford
Asked for additional funding for Lee County Schools
10. Rev. Herman Morris 181 Wagon Trail Road, Sanford
Asked for additional funding for CCCC
11. Mr. John Bonardi 808 Pendergrass Road, Sanford
Asked for additional funding for Lee County Schools
12. Ms. Holly Ann Rogers 504 Summitt Drive, Sanford
Asked for additional funding for CCCC
13. Ms. Brenda Cheek 311 Providence Hall Drive, Sanford
Thanked the Board for their support of CCCC
14. Ms. Helen Cotten 1912 Carr Creek Drive, Sanford
Asked for additional funding for CCCC and the Jonesboro Center
15. Ms. Terri Morales-Davis Interim Director, HAVEN
Asked for \$15,000 in funding for HAVEN
16. Ms. Kay Ring Chose not to give address
Asked for support and funding for HAVEN
17. Mr. Julian Philpot 1920 Larkspur Drive, Sanford
Asked for additional funding for Lee County Schools
18. Ms. Pat McGuire 1430 Carthage Street, Sanford
Thanked the Board for their support and asked that HAVEN be funded

Chairman Hincks closed the public hearing.

With no further business to come before the Board, Chairman Hincks recessed the meeting until 3:00 p.m., Thursday, May 18, 2006, in the Gordon Wicker Community Conference Room, Lee County Government Center, 106 Hillcrest Drive, Sanford, North Carolina, for the purpose of conducting a budget work session to finalize the FY 2006-07 budget.

Herbert A. Hincks, Chairman

ATTEST:

Gaynell M. Lee, Clerk